

Holmes, Debi

From: Adams, Chuck (Admin)
Sent: Thursday, July 27, 2006 9:37 AM
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Cc: Wolfe, Don; Alexander, Thomas; Holmes, Debi; Mount, Deborah; Zakarian, Ghayane; Goldman, Paul
Subject: AUGUST 1 BOARD MEETING - JANITORIAL SERVICES FOR PUBLIC WORKS

At the August 1, 2006, Board meeting, Public Works will be seeking the Board's approval to award six small contracts for Janitorial Services at six Public Works locations that total approximately \$60,000 to Premier Building Maintenance Services, Inc. In addition, Public Works is in the process of bidding out janitorial services contracts for eight additional locations and anticipates recommending these awards by mid-September 2006. From contract meetings between SEIU Local 660 and the CAO, it has been indicated that SEIU is likely to contest these contracts at the Board meeting and request that County employees perform these services.

We, along with representatives from the CAO's Employee Relations Division, met with SEIU at their request to discuss the Janitorial Services contracts. They requested additional information, of which most has been provided (according to the direction of the CAO's Employee Relations). Public Works does not have employees in the Custodian classifications, and we have been contracting out for these services, with occasional lapses in services, at various locations since 1984. These are Prop. A contracts, and Public Works has concluded that each are cost-effective for contracting. This conclusion is based on using a conservative methodology and yield a collective savings to the County in excess of 7 percent.

On the same Board Agenda, we will also be seeking approval to award four contracts for grounds and landscape maintenance services at various medians for approximately \$337,000. SEIU may also contest the contracting out of these services as well. Public Works does not routinely perform grounds and landscape maintenance services with our staff, and we have been contracting out for these services since 1992. These are also Prop. A contracts and have also been found cost-effective.

Should you need additional information, please contact me at (626) 458-4006.